

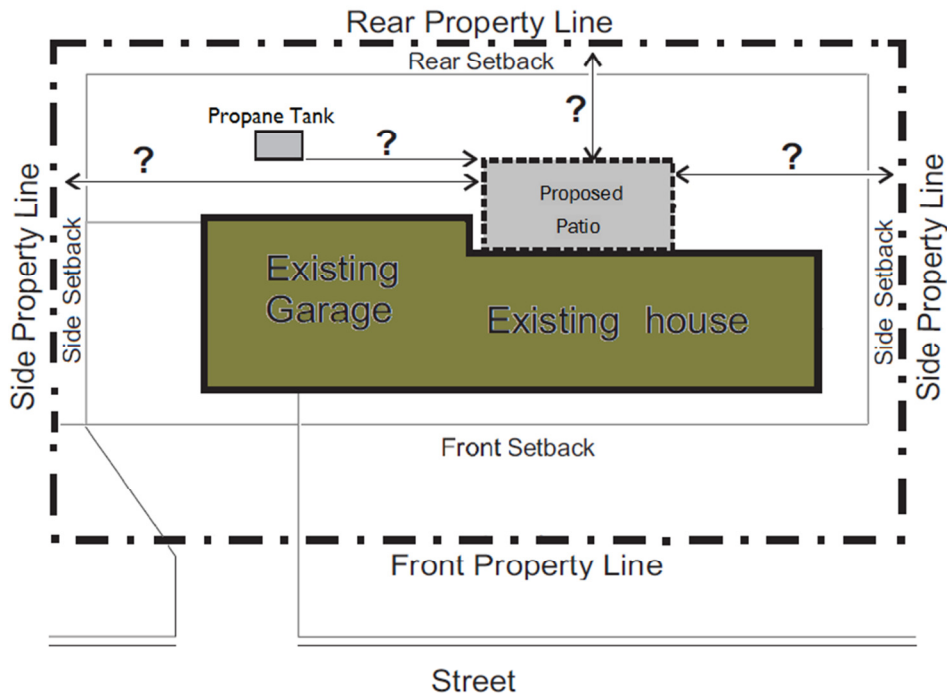
Patio Plan Requirements

Permit Application and Fees must be accompanied by 3 sets of supportive material including:

1. Copy of sealed survey showing the patio and house with distances from patio to all property lines (see Exhibit A on reverse). Patio may not encroach into any setbacks.
2. Distances from patio to propane tank and septic field and septic tanks (if applicable).
3. Dimensions of patio (length and width)
4. Square footage of proposed patio
5. Height of patio above grade
6. Guard railing if patio is 30" or more above grade (see Exhibit C on page 3)
7. Stair and handrail detail if applicable (see Exhibit D on page 3)
8. If patio is 2' or more above grade, indicate that the exterior face will be covered with masonry that matches the masonry on the exterior of the building.
9. Indicate materials for proposed patio. Additional requirements as provided below:
 - a. Concrete Patios (see Exhibit B on reverse):
 - Comprehensive strength of concrete (pounds per sq. inch [psi])
 - Concrete thickness
 - Base materials (clean graded sand, gravel, crushed stone)
 - Base thickness
 - Reinforcement details (rebar, wire mesh; size and on center spacing)
 - Indicate method of attachment to existing slab if applicable
 - b. Brick, Stone or Paver Patios:
 - Base materials (concrete, gravel, sand)
10. Indicate if patio is covered/uncovered; provide cover framing plans if applicable
11. Indicate that patio material will not come into contact with house siding material, obstruct weep holes in masonry walls or cause a termite conducive situation
12. Put a note on plan to indicate that drainage will not adversely impact adjoining lots.
13. Proof of plan submittal from Architectural Control Board (if applicable)

This is not intended as a complete list of requirements. Other requirements may apply.

Exhibit A –Example of Information needed on a Survey



Provide distances from the patio to all property lines and distances from patio to propane tank, septic field and septic tanks (if applicable).

Survey must be signed and sealed by a registered professional licensed land surveyor.



Land Surveyor

Exhibit B- Typical Concrete Flatwork

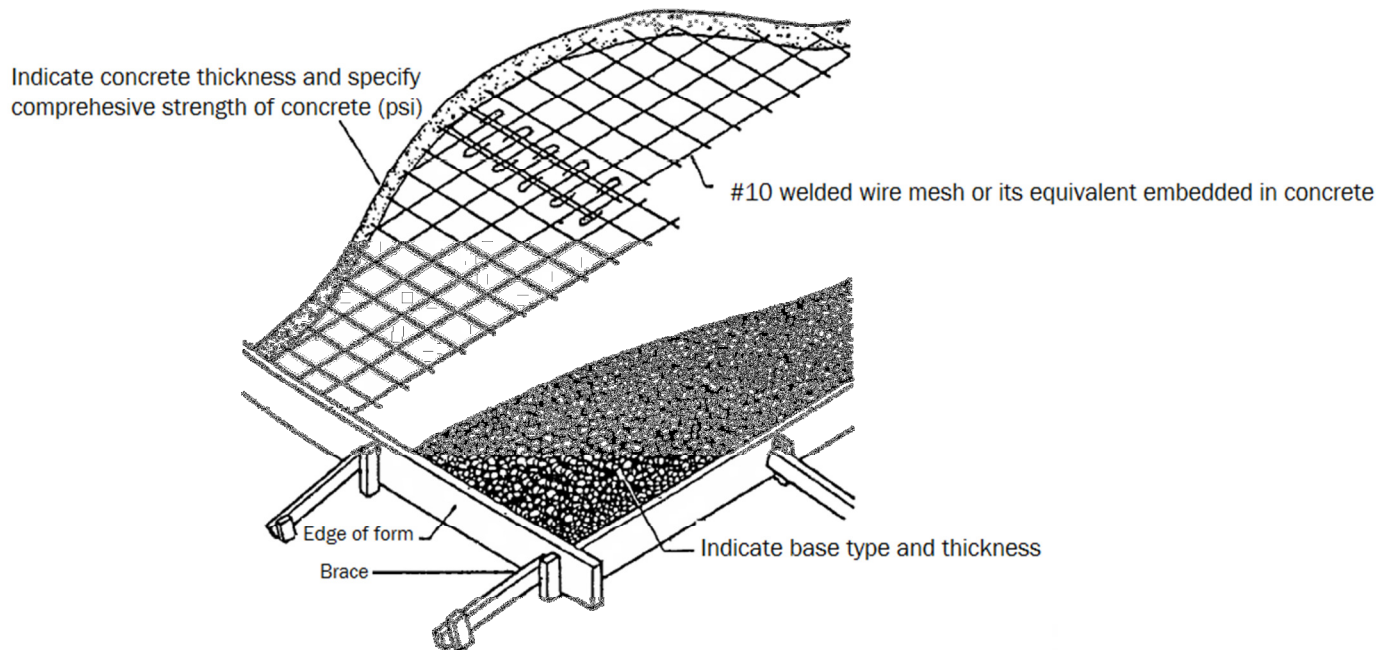


Exhibit C – Guard Rail Detail Example

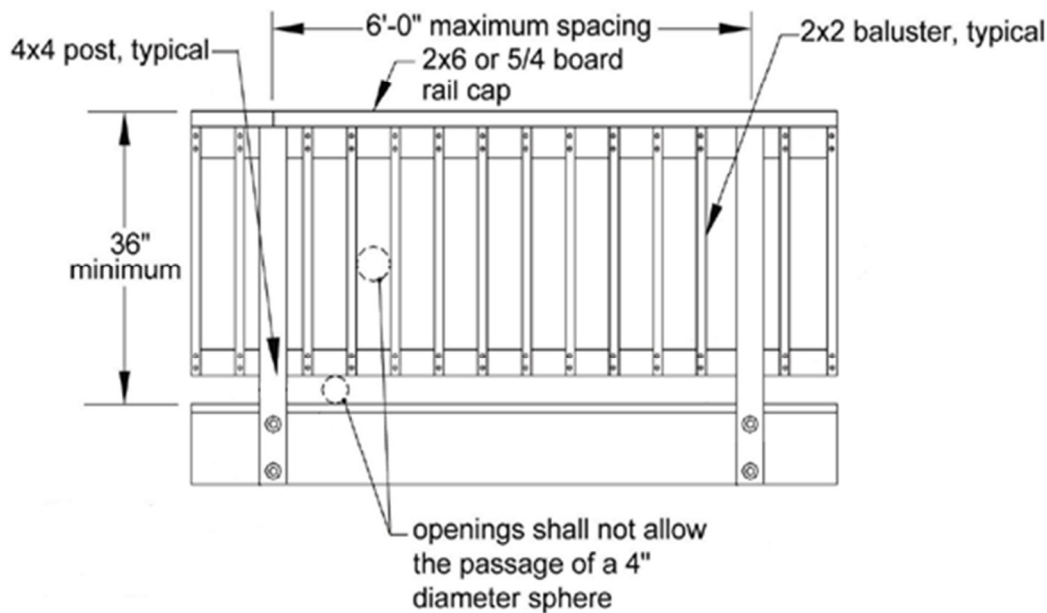
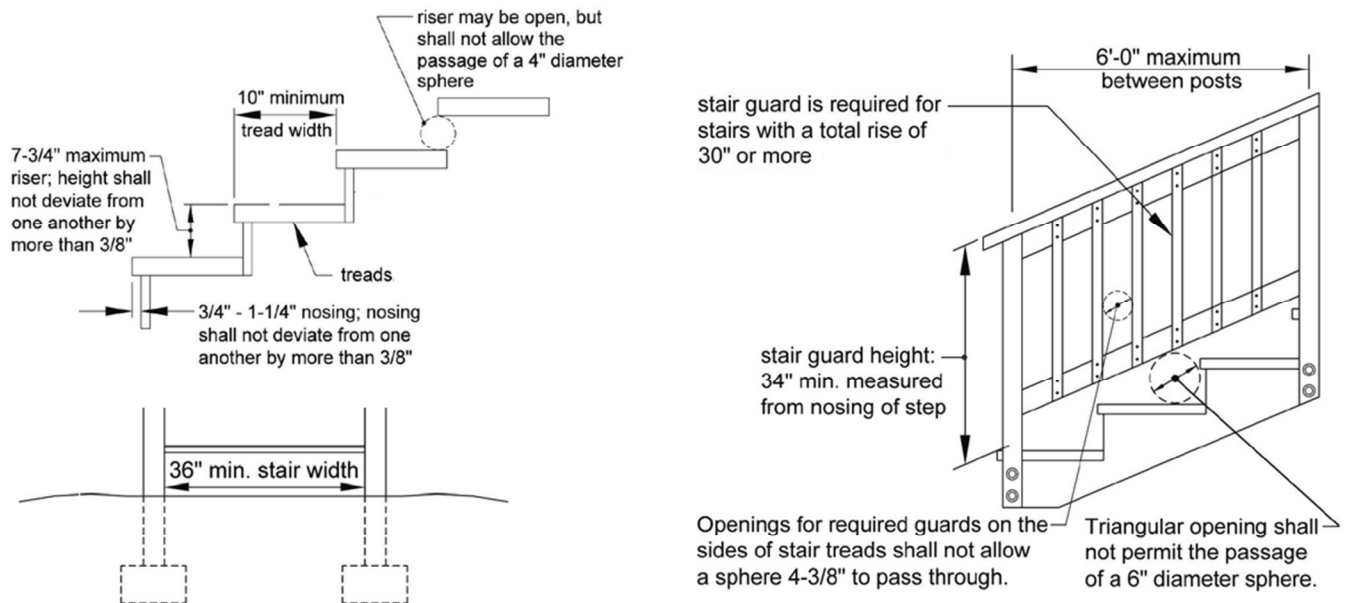


Exhibit D – Stair and Handrail Details and Examples



All stairs with 4 or more risers must have a handrail on at least one side. The handrail height measured vertically from the sloped plane adjoining the tread nosing shall be not less than 34 inches and not more than 38 inches. Handrails must be graspable and be composed of decay-resistant and/or corrosion resistant material. Handrails shall run continuously from a point directly over the lowest riser to a point directly over the highest riser and shall return to the guard at each end. Handrails may be interrupted by guard posts at a turn in the stair.